



STATE OF ARIZONA
DEPARTMENT OF EMERGENCY AND MILITARY AFFAIRS
DEMA Procurement Office, Building #M5330
5636 East McDowell Road
Phoenix, Arizona 85008-3495.

REQUEST FOR PROPOSAL NUMBER (Phase I): M8-0056

PROPOSAL DUE DATE: 2:00 P.M. (MST), July 24, 2008

In accordance with Arizona Revised Statute § 41-2578, competitive sealed unpriced technical design-build proposals for Phase I of the following project specified will be received by the Department of Emergency and Military Affairs (hereinafter referred to as Department) Procurement Office (State), location identified above, until the date and time cited. Offers received will be opened/read publicly and will not be subject to public inspection until after a final contract award is made. **SUBMISSION OF AN UNPRICED RESPONSE FOR PHASE I OF THIS RFP IS REQUIRED TO BE CONSIDERED FOR PHASE II.**

Proposals must be in the possession of the Department Procurement Office (State) on, or prior to, the due date and time. Except as provided in the Arizona Procurement Code, late proposals will not be considered. Offerors submitting late proposals will be so notified.

Un-priced proposals must be submitted in a sealed envelope/box with the Request for Proposal Number and the Offeror's name and address clearly indicated on the envelope. All proposals must be completed in ink or be typewritten. Additional instructions for preparing proposals are provided herein. Offerors are encouraged to carefully read the entire Solicitation.

People with disabilities may request special accommodations such as interpreters, alternative formats, or assistance with physical accessibility. Requests for special accommodations must be made with 72 hours prior notice to the Department of Emergency and Military Affairs Procurement Office.

PROJECT NAME: Design/Build of a new JFHQ SIPERNET Sensitive Compartmentalized Information Facility (SCIF) located at Papago Park Military Reservation, 5636 E. McDowell Road, Bldg #M5101. Phoenix, Arizona 85008


PRE-PROPOSAL CONFERENCE/SITE VISIT: A pre-proposal/site visit conference will be held at 9:00 AM (MST), July 11, 2008 @ 9:00 at 5636 E. McDowell Rd., Bldg M5320, (Classroom #1) Phoenix, AZ. 85008. All potential Offerors are highly encouraged to attend.

FOR QUESTIONS ON THE SCOPE OF WORK: Reed Webber **TELEPHONE:** (602)267-2649.

CONTRACT TYPE: DESIGN BUILD -- GUARANTEED MAXIMUM PRICE OR LUMP SUM PRICE .

BUYER: Betty Austin, CPPB **TELEPHONE:** (602)267-2853

PROPOSAL ISSUE DATE: June 25, 2008



CORY SLAMA
As Procurement Officer and Not Personally

NOTE: Map/Location of the DEMA Procurement Office (State) is on the back of this page

DEMA PROCUREMENT OFFICE

Building #M5330
5636 E. McDowell Road
Phoenix, Arizona

Hours of Operation

Monday - Friday 7:00 AM - 3:30 PM

Location

Access to the DEMA Procurement Office is available off Bushmaster. Bushmaster is approximately ½ mile east of 52nd Street. (Enter base off McDowell Rd., Turn north on Bushmaster and follow the road on the base parallel to McDowell Road.)

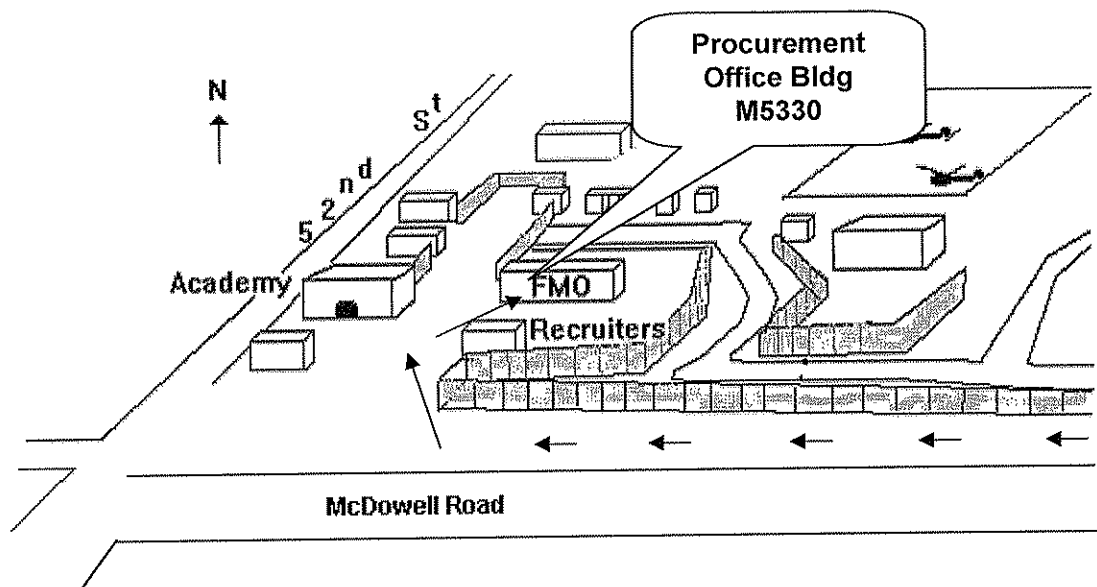


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SECTION I

UNIFORM INSTRUCTIONS TO OFFERORS v 7.1

The State of Arizona's approved Uniform Instructions (**Version 7.1, Dated 05/01/03**) to Offerors/Bidders are incorporated herein by reference and are available for public review and download in Adobe Acrobat format from the following web site:

<http://www.azdoa.gov/spo/procurement-documents/procurement-documents>

A hardcopy of the State of Arizona's approved Uniform Instructions to Offerors/Bidders is available upon request by visiting the Emergency and Military Affairs Procurement Office (State), 5636 E. McDowell Rd., Building M5330, Phoenix, AZ 85008-3495 or by calling (602) 267-2699.

SECTION II

UNIFORM TERMS AND CONDITIONS – Az SPO Form 202, Revision 7

The State of Arizona's approved Uniform Terms and Conditions (**Version 7.0, Dated 05/01/03**) are incorporated herein by reference and are available for public review and download in Adobe Acrobat format from the following web site:

<http://www.azdoa.gov/spo/procurement-documents/procurement-documents>

A hardcopy of the State of Arizona's approved Uniform Terms and Conditions is available upon request by visiting the Emergency and Military Affairs Procurement Office (State), 5636 E. McDowell Rd., Building M5330, Phoenix, AZ 85008-3495 or by calling (602) 267-2699.

SECTION III DEMA SPECIAL UNIFORM TERMS AND CONDITIONS

1. **Budget.** The estimated budget for this solicitation is approximately \$400,000.00 **HOWEVER, THE CONSTRUCTION PORTION OF THIS PROJECT IS NOT FUNDED AT THIS TIME.** Project funding is anticipated to take effect (date).
2. **Design Build Risk Services.** The Arizona Department of Emergency and Military Affairs is requesting proposals from qualified firms in order to design and build the **Design/Build of a new JFHQ SIPERNET Sensitive Compartmentalized Information Facility (SCIF) located at Papago Park Military Reservation, 5636 E. McDowell Road, Bldg #M5101. Phoenix, Arizona 85008.** All interested design-build teams are invited to submit their qualifications.

The goal of this process is to determine the most qualified design build teams. Therefore, the State is seeking a design-build team, under a single lead entity, to be responsible for design and construction.

This process will be conducted in two phases. The purpose of this Phase I of this RFP is to solicit information and qualifications from interested firms. Responses will be utilized to determine the best-qualified design-build team(s) and understand the respondent's qualifications and experience. Responses should describe the design build team that will provide comprehensive services for the design and construction of the project. Once proposed, the composition of this team can not be changed without written approval by the DEMA. Phase II of this RFP will be issued detailing the required and desired design-build services to include the following elements: Design and Construction.

3. Anticipated Procurement Schedule.

A schedule for the Phase I process is shown as follows. The second step, Phase II, is tentatively expected to be released on **August 6, 2008.**

	<u>Date:</u>
RFP Issued (Phase I only):	<u>June 25, 2008</u>
Pre-Proposal Conference:	<u>July 11, 2008</u>
Proposal Review:	<u>July 25, 2008</u>
Interviews:	<u>August 5, 2008</u>
Short List Selection and Notification:	<u>August 6, 2008</u>

4. **Pre-Proposal Conference:** Prospective Offerors are invited to attend a pre-proposal conference at **9:00 AM (MST) July 11, 2008 @ 5636 E. McDowell Rd, Bldg #5320, (Classroom #1) Phoenix, AZ. 85008**. The purpose of the conference will be to clarify the contents of the Request for Proposal in order to prevent any misunderstanding of the State of Arizona's position. Any doubt as to the requirements of this Request for Proposal or any apparent omission or discrepancy shall be presented to the State at the conference. The State of Arizona will then determine the appropriate action necessary and issue a written amendment to the RFP if necessary. Oral statements or instructions do not constitute an amendment to this Request for Proposal. Only written responses shall be considered an official amendment.

Offerors are encouraged to attend the pre-proposal conference and requested to bring a copy of the RFP with them. Questions may be asked by interested vendors during the Pre-Proposal Conference, but submitting the questions in advance will allow the State time to prepare comprehensive responses.

5. **Questions and Inquiries:** Submit any questions or inquiries regarding the RFP that you would like

answered in writing to the attention of: **Betty Austin**, State of Arizona, Department of Emergency and Military Affairs, 5636 E. McDowell Rd., Bldg M5330, Phoenix, Arizona 85008-3495 or fax to (602) 267-2576. Questions should be asked in consecutive order following the organization of the Request for Proposal and each question should begin by referencing the Request for Proposal section number, page number, and item number to which it relates. Additional questions may be presented at the Pre-Proposal Conference

Short procedural inquiries may be accepted by telephone by **Betty Austin** at **(602)267-2853**. Oral explanations or instructions given over the telephone shall not be binding upon the State.

6. **Confidential Information.** If a person believes that its proposal or protest submitted to the State contains trade secrets or other proprietary data that remain confidential under A.R.S. § 41-2533(d) or A.R.S. § 41-2534(d), the person shall include, with its submission, a statement that explains and supports the person's claim that the submission contains such information. The person also shall stamp as confidential or otherwise specifically identify in its submission all trade secrets and other proprietary data that it believes remain confidential.
7. **Insurance Requirements.** Prior to commencing work or services under this Contract, Contractor shall furnish the Arizona Department of Emergency and Military Affairs with certificates of insurance, or formal endorsements as required by the Contract in the form provided by the State of Arizona, issued by Contractor's insurer(s), as evidence that policies providing the required coverage, conditions and limits required by this Contract are in full force and effect. Such certificates shall identify this contract number and title.

INDEMNIFICATION CLAUSE:

Contractor shall indemnify, defend, save and hold harmless the State of Arizona, its departments, agencies, boards, commissions, universities and its officers, officials, agents, and employees (hereinafter referred to as "Indemnatee") from and against any and all claims, actions, liabilities, damages, losses, or expenses (including court costs, attorneys' fees, and costs of claim processing, investigation and litigation) (hereinafter referred to as "Claims") for bodily injury or personal injury (including death), or loss or damage to tangible or intangible property caused, or alleged to be caused, in whole or in part, by the negligent or willful acts or omissions of Contractor or any of its owners, officers, directors, agents, employees or subcontractors. This indemnity includes any claim or amount arising out of or recovered under the Workers' Compensation Law or arising out of the failure of such contractor to conform to any federal, state or local law, statute, ordinance, rule, regulation or court decree. It is the specific intention of the parties that the Indemnatee shall, in all instances, except for Claims arising solely from the negligent or willful acts or omissions of the Indemnatee, be indemnified by Contractor from and against any and all claims. It is agreed that Contractor will be responsible for primary loss investigation, defense and judgment costs where this indemnification is applicable. In consideration of the award of this contract, the Contractor agrees to waive all rights of subrogation against the State of Arizona, its officers, officials, agents and employees for losses arising from the work performed by the Contractor for the State of Arizona.

This indemnity shall not apply if the contractor or sub-contractor(s) is/are an agency, board, commission or university of the State of Arizona.

INSURANCE REQUIREMENTS:

Contractor and subcontractors shall procure and maintain, until all of their obligations, including any warranty periods under this Contract, are satisfied, insurance against claims for injury to persons or damage to property which may arise from or in connection with the performance of the work hereunder by the Contractor, his agents, representatives, employees or subcontractors.

The *insurance requirements* herein are minimum requirements for this Contract and in no way limit the indemnity covenants contained in this Contract. The State of Arizona in no way warrants that the minimum limits contained herein are sufficient to protect the Contractor from liabilities that might arise out of the performance of the work under this contract by the Contractor, its agents, representatives, employees or subcontractors, and Contractor is free to purchase additional insurance.

- A. **MINIMUM SCOPE AND LIMITS OF INSURANCE:** Contractor shall provide coverage with limits of liability not less than those stated below.

1. **Commercial General Liability – Occurrence Form**

Policy shall include bodily injury, property damage, personal injury and broad form contractual liability and XCU coverage.

- General Aggregate \$2,000,000
- Products – Completed Operations Aggregate \$1,000,000
- Personal and Advertising Injury \$1,000,000
- Each Occurrence \$1,000,000
- Blanket Contractual Liability – Written and Oral \$1,000,000
- Fire Damage (Any one fire) \$1,000,000

- a. The policy shall be endorsed to include the following additional insured language: ***“The State of Arizona, its departments, agencies, boards, commissions, universities and its officers, officials, agents, and employees shall be named as additional insureds with respect to liability arising out of the activities performed by or on behalf of the Contractor.”***

- a. Policy shall contain a waiver of subrogation against the State of Arizona, its departments, agencies, boards, commissions, universities and its officers, officials, agents, and employees for losses arising from work performed by or on behalf of the Contractor.

2. **Automobile Liability**

Bodily Injury and Property Damage for any owned, hired, and/or non-owned vehicles used in the performance of this Contract.

Combined Single Limit (CSL) \$1,000,000

- a. The policy shall be endorsed to include the following additional insured language: ***“The State of Arizona, its departments, agencies, boards, commissions, universities and its officers, officials, agents, and employees shall be named as additional insureds with respect to liability arising out of the activities performed by or on behalf of the Contractor, involving automobiles owned, leased, hired or borrowed by the Contractor.”***

3. **Worker's Compensation and Employers' Liability**

Workers' Compensation	Statutory
Employers' Liability	
Each Accident	\$ 500,000
Disease – Each Employee	\$ 500,000
Disease – Policy Limit	\$1,000,000

- a. Policy shall contain a waiver of subrogation against the State of Arizona, its departments, agencies, boards, commissions, universities and its officers, officials, agents, and employees for losses arising from work performed by or on behalf of the Contractor.

- b. This requirement shall not apply to: Separately, EACH contractor or subcontractor exempt under A.R.S. 23-901, and when such contractor or subcontractor executes the appropriate waiver (Sole Proprietor/Independent Contractor) form.

4. **Professional Liability (Errors and Omissions Liability)**

Each Claim	\$1,000,000
Annual Aggregate	\$3,000,000

- a. In the event that the professional liability insurance required by this Contract is written on a claims-made basis, Contractor warrants that any retroactive date under the policy shall precede the effective date of this Contract; and that

either continuous coverage will be maintained or an extended discovery period will be exercised for a period of two (2) years beginning at the time work under this Contract is completed.

- b. The policy shall cover professional misconduct or lack of ordinary skill for those positions defined in the Scope of Work of this contract.

5. **Installation Floater**

\$400,000.00

- a. The State of Arizona, Contractor, subcontractor and any others with an insurable interest in the work shall be **Named Insureds** on the policy.
- b. Coverage shall be written on an all risk, replacement cost basis and **shall include coverage for flood and earth movement** as well as coverage for losses that may occur during **equipment testing**.
- c. Policy shall be maintained until whichever of the following shall first occur: (1) final payment has been made; or, (2) until no person or entity, other than the State of Arizona, has an insurable interest in the property required to be covered.
- d. Policy shall be endorsed such that the insurance shall not be canceled or lapse because of any partial use or occupancy by the State of Arizona.
- e. The Installation Floater must provide coverage from the time the equipment/material becomes the responsibility of the Contractor and shall continue without interruption during the installation, including any time during which the equipment/material is being transported to the installation site, or awaiting installation, whether on or off site.
- f. Policy shall contain a waiver of subrogation against the State of Arizona, its departments, agencies, boards, commissions, universities and its officers, officials, agents, and employees for losses arising from work performed by the Contractor for the State of Arizona.
- g. Contractor is responsible for the payment of all deductibles under the Installation Floater policy.

- B. **ADDITIONAL INSURANCE REQUIREMENTS:** The policies shall include, or be endorsed to include, the following provisions:

- 1. The State of Arizona, its departments, agencies, boards, commissions, universities and its officers, officials, agents, and employees wherever additional insured status is required such additional insured shall be covered to the full limits of liability purchased by the Contractor, even if those limits of liability are in excess of those required by this Contract.
- 2. The Contractor's insurance coverage shall be primary insurance with respect to all other available sources.
- 3. Coverage provided by the Contractor shall not be limited to the liability assumed under the indemnification provisions of this Contract.

- C. **NOTICE OF CANCELLATION:** Each insurance policy required by the insurance provisions of this Contract shall provide the required coverage and shall not be suspended, voided, canceled, or reduced in coverage or in limits except after thirty (30) days prior written notice has been given to the State of Arizona. Such notice shall be sent directly to **(State of Arizona, Department of Emergency and Military Affairs, 5636 E. McDowell Rd., #M5330, Phoenix, AZ. 85008** and shall be sent by certified mail, return receipt requested.

- D. **ACCEPTABILITY OF INSURERS:** Insurance is to be placed with duly licensed or approved non-admitted insurers in the state of Arizona with an "A.M. Best" rating of not less than A- VII. The State of Arizona in no way warrants that the above-required minimum insurer rating is sufficient to protect the Contractor from potential insurer insolvency.

- E. **VERIFICATION OF COVERAGE:** Contractor shall furnish the State of Arizona with certificates of insurance (ACORD form or equivalent approved by the State of Arizona) as required by this Contract. The certificates for each insurance policy are to be signed by a person authorized by that insurer to bind coverage on its behalf.

All certificates and endorsements are to be received and approved by the State of Arizona before work commences. Each insurance policy required by this Contract must be in effect at or prior to commencement of work under this Contract and remain in effect for the duration of the project. Failure to maintain the insurance policies as required by this Contract, or to provide evidence of renewal, is a material breach of contract.

All certificates required by this Contract shall be sent directly to **State of Arizona Department of Emergency & Military Affairs, 5636 E. McDowell Rd. #M5330, Phoenix, AZ. 85008**. The State of Arizona project/contract number and project description are to be noted on the certificate of insurance. The State of Arizona reserves the right to require complete, certified copies of all insurance policies required by this Contract at any time. **DO NOT SEND CERTIFICATES OF INSURANCE TO THE STATE OF ARIZONA'S RISK MANAGEMENT SECTION.**

- F. **SUBCONTRACTORS:** Contractors' certificate(s) shall include all subcontractors as insureds under its policies **or** Contractor shall furnish to the State of Arizona separate certificates and endorsements for each subcontractor. All coverages for subcontractors shall be subject to the minimum requirements identified above.
- G. **APPROVAL:** Any modification or variation from the *insurance requirements* in this Contract shall be made by the Department of Administration, Risk Management Section, whose decision shall be final. Such action will not require a formal Contract amendment, but may be made by administrative action.
- H. **EXCEPTIONS:** In the event the Contractor or sub-contractor(s) is/are a public entity, then the Insurance Requirements shall not apply. Such public entity shall provide a Certificate of Self-Insurance. If the contractor or sub-contractor(s) is/are a State of Arizona agency, board, commission, or university, none of the above shall apply.
8. **Licenses/Registrations.** The Contractor and any consultants shall maintain current all applicable federal, state and local licenses/registrations required for the operation of the business conducted by the Contractor and any consultants as applicable to the Contract.
9. **Patents and Copyrights.** All services, information, computer program elements, reports and other deliverables which may be patented or copyrighted and created under the Contract are the property of the State of Arizona and shall not be used or released by the Contractor or any other person except with the prior written permission of the Department.
10. **Preparation of Specifications By Persons Other Than State Personnel.** All specifications shall seek to promote overall economy for the purposes intended and encourage competition and not be unduly restrictive in satisfying the Department's needs in accordance with Arizona Revised Statute, Title 41, Chapter 23, Article 4 and associated Arizona Administrative Codes.
11. **Approval.** The Contract shall be entered into by the Department and the Contractor in accordance with laws of the State of Arizona.
12. **Safety Standards.** All work provided under this Contract must comply with the current applicable Occupational Safety and Health Standards of the State of Arizona Industrial Commission, the Uniform Building Code, the National Electric Code, the National Fire Protection Association Standards, and any other applicable Code, Law or Statute.
13. **Term of Contract.** The term of any resultant Contract shall commence on the date of Notice to Proceed and remain in effect until completion of the project thereafter unless terminated, cancelled or extended as otherwise provided herein.
14. **Contract Applicability.** The Contractor shall comply with all requirements found within the text of the Contract and this Solicitation. All previous agreements, Contracts, or other documents, which have been executed between the Contractor and the Department/State of Arizona are not applicable to this Solicitation nor any resultant Contract.

15. **Use of Endangered Tropical Hardwood.** Contractors shall comply with all provisions of Arizona Revised Statute § 34-201, as amended, concerning any construction, building addition, or alteration project which is financed by monies of this State or its political subdivisions. Endangered tropical hardwood shall not be used unless an exemption is granted by the Director of the Department of Administration. The Director shall only grant an exemption if the use of endangered tropical hardwood is deemed necessary for historical restoration or to repair existing facilities and the use of any substitute material is not practical. "Endangered tropical hardwood" includes ebony, lauan, mahogany or teak hardwood.
16. **Value in Procurement.** Through the Governor's Efficiency Review initiative the Value in Procurement Committee has been established. A major initiative of the VIP Committee is to aggregate specific procurements to increase efficiency and cut costs. The VIP Committee may designate and establish a statewide contract for these types of goods or services. At such time, this contract may not be extended beyond its original term even though additional contract extensions may still be available.
17. **Offshore Performance of Work Prohibited.** Due to security and identity protection concerns, direct services under this contract shall be performed within the borders of the United States. Any services that are described in the specifications or scope of work that directly serve the State of Arizona or its clients and may involve access to secure or sensitive data or personal client data or development or modification of software for the State shall be performed within the borders of the United States. Unless specifically stated otherwise in the specifications, this definition does not apply to indirect or "overhead" services, redundant back-up services or services that are incidental to the performance of the contract. This provision applies to work performed by subcontractors at all tiers. Offerors shall declare all anticipated offshore services in the proposal.
18. **Federal Immigration Laws, Compliance by State Contractors.** By signing the Offer the Offeror warrants that it and all proposed subcontractors are in compliance with the Federal Immigration and Nationality Act (FINA) and all other Federal immigration laws and regulations related to the immigration status of its employees. The Offeror shall obtain statements from all proposed subcontractors certifying compliance with this requirement and shall furnish the statements to the Procurement Officer upon request.

By entering into the Contract, the Contractor warrants compliance with the Federal Immigration and Nationality Act (FINA) and all other Federal immigration laws and regulations related to the immigration status of its employees. The Contractor shall obtain statements from its subcontractors certifying compliance and shall furnish the statements to the Procurement Officer upon request. These warranties shall remain in effect through the term of the Contract. The Contractor and its subcontractors shall also maintain Employment Eligibility Verification forms (I-9) as required by the U.S. Department of Labor's Immigration and Control Act, for all employees performing work under the Contract. I-9 forms are available for download at USCIS.GOV.

The State may request verification of compliance for any Contractor or subcontractor performing work under the Contract. Should the State suspect find or that the Contractor or any of its subcontractors are not in compliance, the State may pursue any and all remedies allowed by law, including, but not limited to: suspension of work, termination of the Contract for default, and suspension and/or debarment of the Contractor. All costs necessary to verify compliance is the responsibility of the Contractor.

19. **Electronic and Information Technology.** Any electronic or information technology offered to the State of Arizona under this solicitation shall comply with A.R.S. § 41-2531 and § 41-2532 and Section 508 of the Rehabilitation Act of 1973, which requires that employees and members of the public shall have access to and use of information technology that is comparable to the access and use by employees and members of the public who are not individuals with disabilities. If the offeror believes that compliance with this requirement poses an Undue Burden, the offeror shall notify the procurement officer in writing at least five days before the offer due date and time.
20. **Incurring Cost.** Any cost incurred by the respondent in preparation, transmittal, or presentation of any information or material submitted in response to this Phase I RFP shall be borne solely by the respondent.

Incurring Cost Final Listed Firms:

A stipulated fee equal to two-tenths of one percent of the project cost of design and construction will be awarded to each "Final List" offeror who provides a responsive, but unsuccessful proposal. In consideration of paying the stipulated fee, any ideas or information contained in the proposals become the property of the State and the State shall not have any obligation to pay additional compensation to the unsuccessful offerors.

21. Confidentiality of Response Contents:

The submittals shall not be open for public inspection until the conclusion of Phase I and Phase II RFP process (e.g., the award of a contract for services defined in proposals). If a person believes that any portion of a proposal contains information that should be withheld, then the Procurement Officer shall be advised in writing. Such Material shall be identified as confidential wherever it appears. The State, pursuant to A.A.C. R2-7-104, shall review all requests for confidentiality and provide a written determination. If the confidential request is denied, such information shall be disclosed as public information, unless the person utilizes the "Protest" provision as noted in 41-2611 through 41-2616. Except to the extent that the respondent designates in writing, and the ADOA concurs, trade secrets or other proprietary data contained in the submittal shall remain confidential in accordance with procedures promulgated by the procurement officer and subject to limitation in Arizona and federal law. At no time will the complete submittal be considered confidential. Pricing information cannot be considered proprietary. If the submittal contains trade secrets or other proprietary data that the respondent does not want disclosed for any purpose other than evaluation of the submittal, the respondent shall clearly identify those pages as CONFIDENTIAL. DEMA assumes no liability for disclosure or use of unmarked data or for the disclosure of marked data if law requires that disclosure. Unless identified, information submitted in response to this RFP may be disclosed pursuant to the Freedom of Information Act and applicable Arizona Revised Statutes.

22. Termination:

This RFP may be canceled at any time if DEMA determines such action to be in its best interest.

23. Ownership of Documents:

Any documents submitted under this RFP become the property of DEMA.

24. Reservation of Rights by DEMA in accordance with Arizona Procurement Code:

The State of Arizona expressly reserves the right to:

- a) Reject any or all submittals;
- b) Reissue a RFP;
- c) Extend the time frame for submission of the responses by notification to all parties who have obtained a copy of the RFP; and,
- d) Request more information from any or all respondents.

25. **RFP Eligibility.** In order to be eligible for the submission of any proposal for services that may include design and construction for the **Design/Build of a new JFHQ SIPERNET Sensitive Compartmentalized Information Facility (SCIF) located at Papago Park Military Reservation, 5636 E. McDowell Road, Bldg #M5101, Phoenix, Arizona 85008**, respondents must have properly submitted a response to this Phase I RFP. An evaluation committee will be assembled by DEMA. The team will evaluate each Phase I RFP proposal according to the RFP requirements.

26. Only one response per Design Build Team may be submitted in response to this RFP.

27. **Contractual Documents.** The American Institute of Architects (AIA) Document AIA A141-2004 (Standard Form of Agreement Between Owner and Design-Builder and the A141- Exhibit A, General Conditions with Arizona Modifications last approved by the Office of the Arizona Attorney General) with 2006 Arizona Modifications shall apply to the requirements of this solicitation and are

incorporated herein. Copies of these documents are on file and are available for review in the Department Procurement Office (State) or they may be downloaded from:
<http://gsd.azdoa.gov/BPS/review.asp>

Section III PROPOSAL REQUIREMENTS

1. **Proposal Format.** Firms interested in submitting a Proposal must respond in accordance with the requirements contained herein and include no less than the following information (organized and tabbed in this sequence):

Transmittal Letter, including the following:

- i. Identify the prime respondent and each potential subcontractor/firm making up the Design Build Team (include: firm name(s), address(es), contact name(s), title(s), phone number(s), fax number(s).
- ii. Acknowledge receipt of any and all amendments to this RFP.
- iii. Disclose any known possible conflicts of interest.

Table of Contents

Corporate Experience

Personnel Experience

Past Performance

Technical Approach

Architect's Qualifications

Design/Build Team's Qualifications

Working Relationships Among Team

Subcontractor Selection Plan This section must adequately describe your subcontractor selection plan and how you select subcontractors based on qualifications alone or how you select subcontractors on a combination of qualifications and price (not price alone).

Code Compliance

Availability

Other Data, Include in this section:

Financial Statements: Provide your firms last three (3) consecutive years (ending December 31st) financial statements (Balance Sheet, Income Statement and Statement of Cash Flow) prepared in accordance with General Accepted Accounting Principles.

Proposal Exception(s)

All Attachment(s) (organized in sequential order)

Attachment A Offer and Acceptance

Attachment C Certificate of Corporate Authority

Attachment D Non-Collusion Affidavit

Attachment E Suspension/Debarment Affidavit

Attachment F Small, Woman-Owned and/or Minority-Owned Business Certification

DO NOT INCLUDE PRICING IN PHASE I OF THE PROPOSAL SUBMISSION. ANY FIRM SUBMITTING PRICING WITH PHASE I WILL BE DECLARED NON-RESPONSIVE IN ACCORDANCE WITH THE ARIZONA PROCUREMENT CODE.

2. Proposal Submittal:

a. **SUBMIT FIVE (5) ORIGINAL COPIES OF YOUR PROPOSAL. ALL PROPOSALS MUST INCLUDE AN ORIGINAL SIGNATURE, BE COMPLETE IN EVERY DETAIL AND RECEIVED NO LATER THAN 2:00 P.M. (MST), July 24, 2008.**

DELIVER OR SEND YOUR PROPOSALS TO:

Department Procurement Office (STATE)
Department of Emergency & Military Affairs
5636 E. McDowell Road, Building M5330
Phoenix, Arizona 85008-3495

3. **Proposal Opening.** Proposals shall be opened publicly at the time and place designated on the cover page of this document. The name of each Offeror shall be read publicly and recorded. All other information contained in the proposals shall remain confidential. Proposals are not be subject to public inspection until after a Contract award has been made. **Late proposals will not be accepted.**
4. **Offer Acceptance Period.** Proposals must be held open and will be considered an irrevocable offer for **one hundred twenty (120) days** after the proposal opening date and time.
5. **Evaluation Criteria.** Each proposal will reviewed to determine the compliance or non- compliance of the specific requirements stated in the RFP. The Procurement Officer may conduct verbal and/or written discussions with Offerors.

Each proposal will be evaluated in accordance with the following established evaluation criteria.
OFFERORS ARE REQUESTED TO KEEP THEIR NARRATIVES BRIEF AND TO THE POINT.

The selection committee members will independently review each proposal according to the following criteria and score the proposals accordingly.

After the initial proposal evaluation process, in order to select the most qualified firm, the State will prepare a short list to interview at least the top **three (3)** offerors deemed susceptible for award. It is anticipated that the State will complete the evaluation of the proposals and prepare a short list of the most qualified firms. The highest ranked three to five teams will represent the "Short List". The three most qualified firms will be selected to participate in Phase II of the proposal process.

DEMA may request interviews with the short listed firms before the "Final List" of three teams are chosen to participate in Phase II of the RFP.

a. **Corporate Experience: (100 Points)**

Provide information illustrating the Design Team's experience in design and construction of comparable projects. The proposer shall provide information on a minimum of five (5) projects in the last ten (10) years that are comparable in scope to **Design/Build of a new JFHQ SIPERNET Sensitive Compartmentalized Information Facility (SCIF) located at Papago Park Military Reservation, 5636 E. McDowell Road, Bldg #M5101. Phoenix, Arizona 85008.** Organize responses around each of these topics:

- Project name and location, contact person of client. Include the current phone numbers and addresses of contact person.
- Names and title of key personnel for proposing firm involved in the relevant project.
- Project size, square footage, building type.
- Names of participating firms, i.e., Architect/Engineer, Contractor, Consultants, etc.
- Project construction information, i.e., total construction cost, number and cost of change orders, starting date, finishing date, budgeting information and project delivery method.
- Technical approach utilized in the project.
- Any award won by the project.

Elements to consider are:

- Demonstrated Design-Build experience of the proposer on similar or related projects that involved design and construction of similar Equipment Shop projects.
- Management and organizational capacity of the proposer in dealing with design-build project of similar size to the new Payson Equipment Shop.
- Other on-going design-build projects that are relevant to the Payson Equipment Shop

b. Personnel Experience: (100 Points)

Provide information on key personnel that would make up the Design Build Team and will be working on the proposed project:

- An organizational chart of the proposer's team showing the relationship among divisions/firms and personnel.
- Name of personnel.
- Name of current employer.
- Position held in the company.
- Duration of time working in the company.
- Past experience on projects relevant to the project, i.e., project location and purpose.
- Explain whether this individual has worked in the company for projects that appeared in the Corporate Experience section.
- The position and responsibility this individual will hold in the project and working experience with other proposed team members.
- Provide resumes of following positions in the design-builder's project team for the new Payson Equipment Shop project.
 1. Design-build Project manager
 2. Chief design project manager
 3. Construction project manager
 4. Construction superintendent
 5. Architect (Field Representative)
- Specifically identify responsibility for the following and any other specialties not listed:
 1. programming
 2. facility design
 3. architectural
 4. mechanical engineering
 5. electrical engineering
 6. security system
 7. civil engineering
 8. structural engineering
 9. fire alarm system
 10. fire suppression system
 11. telecommunications system

Elements to consider are:

- Qualifications of relevant personnel who will work in the project.
- Extent of principal involvement.
- Time and commitment of key personnel.
- Unique qualifications of key personnel in the proposer's team.

c. Past Performance: (100 Points) (based upon references)

The contact's response will be scored according to the following elements:

- Client overall satisfaction with the project, does the project fulfill the client's

requirements, does the project require unexpected maintenance and does the project have latent defects.

- Client overall satisfaction with the Design-Build services. Was the response time of the design-build team fast enough? Was the staffing level consistent to the project size and complexity? Was the communication for problems adequate to facilitate the solution and would the client use the team again?

d. Technical Approach: (100 Points)

- Describe the team's design build delivery approach.
- Give examples of the team's ability to render and implement innovative design solutions, minimize construction and or reduce operating costs.
- Describe the team's capability and commitment to provide the services described in the scope of work, within the project budget and schedule.
- Explain the design-build team's understanding of the QA (Quality Assurance) / QC (Quality Control) issue and the team's plan addressing the QA/QC.
- Describe the legal structure of the design-build firm or joint venture. Indicate the responsibility and authority of key positions within the design-build team. Explain the communication and conflict resolution matrix within the team.
- Describe the bonding capacity. Describe current workload of the firm (or firms for joint venture); explain whether staffing-up will be necessary if working on the new Payson Equipment Shop project. Financial statement may be required for Phase II of this request process.
- Provide a tentative schedule proposing how the team will accomplish the design build requirements of the project, within the estimated time frame.
- Provide a conflict resolution matrix.
- Indicate how the proposer will assure that quality and safety will be addressed.
- Explain explicitly who will be responsible for the quality and timeliness of the project.
- Indicate how the proposer will assure the adequate allocation of resources within the design-build team to the project.

e. Architect's Qualifications: (100 Points)

The architect in a proposing team should have at least five years' experience in equipment shop design and construction.

f. Design/Build Team's Qualifications: (100 Points)

The proposed team members and consultants shall have a minimum of at least 5 years experience in successfully completing projects of equal complexity and relevance.

g. Working Relationships Among Team: (100 Points)

Describe the quality and capability of working relationships among the proposed team, associates and consultants. Identify the past working relationships among team members and any proposed associates and/or consultants. Provide length of working relationships and details of past projects jointly worked on together.

Describe the Design/Build Team's ability to work with government agency's and staff.

h. Subcontractor Selection: (100 Points)

Describe in detail how the plan/procedures to implement purchasing agency's subcontractor selection plan using qualifications based selection.

i. Code Compliance: (100 Points)

Describe the procedure for inspection the Design-Build Architect/Consultants will use to verify code compliance at each phase of construction and how will this documentation be

transmitted to the State in a timely manner as verification of code compliance.

j. Availability: (100 Points)

- Identify availability of local experienced staff and ability to communicate immediately with the ADOA Project Manager.
- Provide a matrix of the team personnel's current work load and the time available to commit to this project.

6. Evaluation and Determination of Short List and Final List.

The highest ranked three to five teams will represent the "Short List". The three most qualified firms will be selected to participate in Phase II of the proposal process.

ADOA may request interviews with the short listed firms before the "Final List" of three teams are chosen to participate in Phase II of the RFP.

Section IV
APPLICABLE LAWS AND REGULATIONS
AS REQUIRED BY MASTER COOPERATIVE AGREEMENT

1. **Nondiscrimination.** The Contractor/Vendor covenants and agrees that no person shall be denied benefits of, or otherwise be subjected to, discrimination in connection with the Contractor/Vendor's performance under this Master Cooperative Agreement (MCA), on the ground of race, religion, color, national origin, sex or handicap. Accordingly and to the extent applicable, the Contractor/Vendor covenants and agrees to comply with the following:
 - a. Title VII of the Civil Rights Act of 1964 (42 U.S.C. § 2000d et seq.), and DOD regulations (32 CFR Part 300) issued thereunder;
 - b. Executive Order 11246 and Department of labor regulations issued thereunder (41 CFR Part 60);
 - c. Section 504 of the Rehabilitation Act of 1973 (29 U.S.C. § 794) and DOD Regulations issued thereunder (32 CFR Part 56); and,
 - d. The Age Discrimination Act of 1975 (42 U.S.C. § 6101 et seq.) and regulations issued thereunder (45 CFR Part 90).
2. **Lobbying.**
 - a. The Contractor/Vendor covenants and agrees that it will not expend any funds appropriated by Congress to pay any person for influencing or attempting to influence an officer or employee of any agency, or a Member of Congress in connection with any of the following covered Federal actions: the awarding of any Federal contract; the making of any Federal grant; the making of any Federal loan; the entering into of any cooperative agreement; the extension, continuation, renewal, amendment, or modification of any Federal contract, grant, loan, or cooperative agreement.
 - b. The Interim Final Rule, New Restrictions on Lobbying, issued by the Office of Management and Budget and the Department of Defense (32 CFR Part 28) to implement the provisions of section 319 of Public Law 101-121 (U.S.C. § 1352) is incorporated by reference.
3. **Drug-Free Work Place.**
 - a. The Contractor/Vendor covenants and agrees that it will comply with the provisions of the Drug-Free Work Place Act of 1988 (Public Law 100-690, Title V, subtitle D; U.S.C. § 701 et seq.) and maintain a drug-free work place.
 - b. The Final Rule, Government-Wide Requirements for Drug-Free Work Place (Grants), issued by the Office of Management and budget and the Department of Defense (32 CFR Part 28, Subpart f) to implement the provisions of the Drug-Free Work Place Act of 1988 is incorporated by reference and the Contractor/Vendor covenants and agrees to comply with all the provisions thereof, including any amendments to the Final Rule that may hereafter be issued.
4. **Environmental Protection.**
 - a. The Contractor/Vendor agrees that its performance under this contract shall comply with: the requirements of Section 114 of the Clean Air Act (42 U.S.C. § 7414) and Section 308 of the Federal Water pollution Control Act (33 U.S.C. § 1318), that relate generally to inspection, monitoring, entry reports, and information, and with all regulations and guidelines issued thereunder; the Resources Conservation and Recovery Act (RCRA); the Comprehensive

Environmental Response, Compensation and Liabilities Act (CERCLA); the National Environmental Policy Act (NEPA); and any applicable Federal, Contractor/Vendor or Local environmental regulation.

b. The Contractor/Vendor shall insure that no facility used in its performance under this contract is listed on the Environmental Protection Agency (EPA) list of violating facilities pursuant to 40 CFR Part 15 without the concurrence of State. The Contractor/Vendor shall notify State of the receipt of any communication from EPA indicating that a facility to be or being used in its performance under this contract is under consideration for listing on the EPA list of violating facilities.

c. For the purposes of this section, State agrees that the Contractor/Vendor's obligations in Paragraphs a. and b. of this section above shall not apply to any armory, base, training site, or other facility or portion thereof, the operation and maintenance of which is funded under this contract, that is currently listed as a violating facility, on the effective date of this contract, pursuant to 40 CFR Part 15; nor, shall such listing be the basis for State's termination for cause of this contract or for State's disallowance of any cost otherwise allowable under this contract. The Contractor/Vendor and State agree to cooperate to remediate, as expeditiously as possible, for any facility the operation and maintenance of which is within the scope of this contract, the condition giving rise to the listing of any such facility as a violating facility according to applicable statutes, regulations, or other agreements subject to the availability of funds.

5. Use of United States Flag Vessels.

a. To use privately-owned United States flag commercial vessels to ship at least 50 percent of the gross tonnage (computed separately for dry bulk carriers, dry cargo liners, and tankers) of any equipment, materials, or commodities that are both (1) procured, contracted for, or otherwise obtained with funds made available by State under this contract, and (2) transported by ocean vessel, to the extent such vessels are available at fair and reasonable rates;

b. To furnish within 20 working days following the date of loading for shipments originating within the United States or within 30 working days following the date of loading for shipments originating outside the United States, a legible copy of a rated, "on-board" commercial ocean bill-of-lading in English for each shipment of cargo described in paragraph (a) above to both State and to the Division of National Cargo, Office of Market Development, U. S. Maritime Administration, Washington, D.C. 20590; and

c. Subject to existing contracts, to insert the substance of the provisions of this section in all contracts issued pursuant to this contract, and to cause such provisions to be inserted in all sub contracts issued pursuant to this contract, where the contract or subcontract is for \$100,000 or more and where there is a possibility of ocean transportation of procured equipment or materials.

6. Debarment and Suspension.

a. Contractor/Vendors shall not make any award or permit any award (subgrant or contract) to any tier to any party which is debarred or suspended or is otherwise excluded from or ineligible for participation in Federal assistance programs under Executive Order 12549, "Debarment and Suspension".

b. The Final Rule, Governmentwide Debarment and Suspension (Nonprocurement) issued by the Office of Management and Budget and the Department of Defense (32 CFR Part 25) to Implement the provisions of Executive Order 12549, "Debarment and Suspension" is incorporated by reference and the Contractor/Vendor covenants and agrees to comply with the provisions thereof, including any amendments to the Final Rule that may hereafter be issued.

7. Buy American Act. The State covenants and agrees that it will not expend any funds appropriated by Congress without complying with the Buy American Act (41 U.S.C. 10). The Buy

American Act gives preference to domestic end products and domestic construction material. In addition, the Memorandum of Understanding Between the United States of America and the European Economic Community on Government Procurement, and the North American Free Trade Agreement (NAFTA), provide that EC and NAFTA end products and construction materials are exempted from application of the Buy American Act.

8. **Uniform Relocation Assistance and Real Property Acquisition Policies.** The Contractor/Vendor covenants and agrees that it will comply with the provisions of the Uniform Relocation and Assistance and Real Property Acquisition Policies Act of 1970 (42 U.S.C. § 4601 et seq.) and regulations issued thereunder (49 CFR Part 24).

ATTACHMENT A
STATE OF ARIZONA
DEPARTMENT OF EMERGENCY AND MILITARY AFFAIRS
OFFER & ACCEPTANCE DOCUMENT
REQUEST FOR PROPOSAL NUMBER: M8-0056

Submit the ORIGINAL of this attachment to the Department Procurement Office

TO: Procurement Manager, Department Procurement Office (State)

The Undersigned hereby offers and agrees to furnish **Design/Build of a new JFHQ SIPERNET Sensitive Compartmentalized Information Facility (SCIF) located at Papago Park Military Reservation, 5636 E. McDowell Road, Bldg #M5101, Phoenix, Arizona 85008** in compliance with all terms, conditions, drawings, specifications and/or addenda. Signature also certifies understanding and compliance with the Instructions to Offerors.

Arizona Transaction (Sales) Privilege Tax License No.:	Point of contact for questions concerning this offer:
Federal Employer Identification No.:	Name
Commercial Contractor's License No:	Telephone No.
Company Information:	Fax No.
Name	
Street Address	
Street Address	
City State Zip	
Company Email Address	Authorized Signature(s):
	Printed Name
	Title
	Signature

ACCEPTANCE OF OFFER AND CONTRACT AWARD

When signed below, your Proposal is hereby accepted. The Contractor is now bound to perform based upon the solicitation and the Contractor's proposal as accepted by the State. This Contract shall be referenced by Contract No. **M8-0056**. DO NOT commence any billable work or provide any materials or services under this Contract until having received an executed Purchase Order or Notice to Proceed letter.

ATTACHMENT B -- CERTIFICATE OF CORPORATE AUTHORITY

Offerors must provide the following information:

A Corporation existing under the laws of the State of: _____

A Partnership consisting of: _____

An Individual trading as: _____

If your firm is a corporation, completion of the following certification is mandatory. **(NOTE: THE CERTIFICATE MUST BE COMPLETED BY AN OFFICER OF THE CORPORATION AND WHO DID NOT SIGN THE OFFER PAGE).**

I, _____, certify that I am the

_____ of the Corporation named as Offeror

herein; that _____ who signed this Proposal on

behalf of the Corporation, was then the _____ of said Corporation; that said Proposal was duly signed for and in behalf of said Corporation by authority of its governing body, and is within the scope of its corporate powers.

CORPORATE OFFICER
(Signature)

STATE OF ARIZONA)
)
COUNTY OF _____)

22

(Required only for offers over \$100,000)

23

ATTACHMENT E--SMALL, WOMAN-OWNED AND/OR MINORITY-OWNED BUSINESSES
CERTIFICATION

Executive Order 2004-29 requires all State of Arizona agencies to track and report solicitations distributed and awarded to Small, Woman-Owned and/or Minority-Owned firms.

A small business is one that, including its affiliates, is independently owned and operated, is not dominant in the type of business it conducts, and employs fewer than 100 employees OR has less than \$4 million in annual sales. To qualify as a minority or women-owned business, the firm must be at least 51% minority or woman owned.

When practical, purchases/contracts less than \$50,000 will be made from small businesses.

CHECK THE APPROPRIATE CLASSIFICATION APPLICABLE TO YOUR FIRM:

☐ 1.0 Small Business (SB), ☐ 2.0 Small Business African American (SBAA), ☐ 3.0 Small Business Asian (SBA), ☐ 4.0 Small Business Hispanic (SBH), ☐ 5.0 Small Business Native American (SBNA), ☐ 6.0 Small Business Other (SBO), ☐ 7.0 Small, Women Owned Bus. (SWOB), ☐ 8.0 Small, Women Owned Bus. African American (SWOBAA), ☐ 9.0 Small, Women Owned Bus. Asian (SWOBA), ☐ 10.0 Small, Women Owned Bus. Hispanic (SWOBH), ☐ 11.0 Small, Women Owned Bus. Native American (SWOBNA), ☐ 12.0 Small, Women Owned Bus. Other (SWOBO), ☐ 13.0 Women Owned Business (WOB), ☐ 14.0 Women Owned Bus. African American (WOBAA), ☐ 15.0 Women Owned Business Asian (WOBA), ☐ 16.0 Women Owned Business Hispanic (WOBH), ☐ 17.0 Women Owned Business Native American (WOBNA), ☐ 18.0 Women Owned Business Other (WOBO), ☐ 19.0 Minority, African American (MAA), ☐ 20.0 Minority, Asian (MA), ☐ 21.0 Minority, Hispanic American (MHA), ☐ 22.0 Minority, Native American (NA), ☐ 23.0 Minority, Other (MO).

☐ 24.00 None of these categories is applicable and firm does not qualify as either a Small, Woman, or Minority-Owned firm. (NONE)

=====

COMPANY NAME:

ADDRESS:

Street City State and Zip

I hereby certify that _____ (Firm/Company Name) ☐ is or ☐ is not (check one) a small business with less than 100 employees and/or less than \$4 million in annual sales.

Signature Date

I hereby certify that _____ (Firm/Company Name) ☐ is or ☐ is not (check one) a ☐ Minority and/or ☐ Women (check one or both) owned business in accordance with Executive Order 2004-29 issued by Governor Napolitano.

Signature Date

ATTACHMENT F—PREVIOUS PROJECT INFORMATION

Project Name: _____

Location: _____

Owner Contact Person: _____ Phone: _____

Address: _____

Description of Project: _____

Building area and project type. (i.e., new addition, alteration, historical preservation, ADA, etc.) _____

Construction Size: _____ Type: _____ Year construction completed: _____

Total Number of Change Orders: _____ Total Cost of Change Orders: \$ _____

Construction Cost: Architect's Estimate: \$ _____ Actual: \$ _____

Completion Time: Architect's Estimate: _____ MO Actual: _____ MO

If performed in association with another firm, list your responsibility: _____

Names and title of key personnel for proposing firm: _____

Consultants/Subcontractors Involved (List all): _____

Project Delivery Method, i.e., Design-Bid-Build, Design-Build: _____

Design Fees: \$ _____

**EXHIBIT 1 -- SCOPE OF WORK
STATEMENT OF WORK**

**For Design Build
Of a new JFHQ SIPERNET SCIF
Located at The Papago Park Military Reservation
In Phoenix Az.**

GENERAL: The Department of Emergency and Military Affairs (DEMA) requests submission of Proposals from qualified Architectural/Engineering firms and General Contractors to provide services for JFHQ SIPERNET SCIF located on the first floor of Building M5101 located on the Papago Park Military Reservation in Phoenix, Az.. Project is to include but is not limited to Demolition of existing walls, Installation of a modular SCIF. A design/build team is required to provide (design) A/E services to include site investigation, programming, design, develop project specifications and conduct construction oversight (and build) in affiliation with the selected general contractor. Construction will be conducted in a Design / Build format. Project can be led by either A & E or Contractor.

The Sensitive Compartmentalized Information Facility (SCIF) shall be built to meet or exceed DCID 6/9 requirements within the existing constraints of the first floor of the Papago Park Military Reservation Headquarters building. The SCIF shall incorporate user requirements for TCC/SIPR, a COMSEC vault, and SCIF area. The facility must receive accreditation under DCID 6/9 in a turnkey approach within the existing framework of the facility. The facility shall be fully accreditable by the Department of Defense and the State of Arizona National Guard. Existing utilities will be required to be identified and relocated as required to accommodate the SCIF. A modular SCIF assembled on site is the preferred approach due to site constraints. A panelized retrofit solution will reduce installation time and disruption of the site. The SCIF will have GSA approved locking mechanisms and field connections will be made for HVAC, electrical, data, and communications. The facility shall have intrusion detection, sound attenuation, visual tampering notification, access control devices, and all other requirements cited in DCID 6/9.

OBJECTIVES: The new building will consist of approximately 500 SF including the following:

- Requires the installation of a new SCIF room.
- 500 square feet plus or minus of new office and SCIF space.
- Demolition of existing walls.
- Installation of new electrical.
- Installation of new mechanical.
- Minor installation of plumbing if required.
- Shop drawings.
- SIOH for duration of project.
- SCIF construction shall meet DCID 6/9 SCIF requirements

The Design/Build Team will be selected at the outset to partner on design documents and timely construction. The Contractor will provide nine (8) copies of final drawings for review by:

- DEMA - Facility Management Office x2
- ADOA - Building and Planning Services x2
- Design/Build Contractor x3
- State Fire Marshall x1

The Design/Build Contractor will provide to the agency the plans, specifications, and as-built construction notes , both hard copy and on AutoCAD Version 2000.

The design/build team shall visit the proposed construction site and familiarize themselves with all conditions and matters, which can in any way effect the work or the construction thereof. A pre-bid meeting /site visit will be held June 26, 2008 at 10:00 am. in the FMO Conference room located at 5636 East McDowell Rd. Phoenix, Az. 85008-3495 Building Number M5101 located on the Papago Park Military Reservation...

The design/build team will provide cost estimates for this project at the schematic, design development and construction document phases. The Project is to be designed to meet Owner's budget. The design shall comply with the Energy Policy Act of 1992, P.L. 102-486, Title I, Section 101 and ensure that the facility meets or exceeds the requirements of ASHRAE 90.1-99.

In accordance with Arizona Revised Statues 34-461 as amended, this Project shall be constructed in compliance with applicable building, plumbing, mechanical, electrical, and fire prevention codes adopted by the City of Phoenix and The State of Arizona. Codes and design criteria necessary for the design of this project shall consist of, but not limited to, the latest published editions of the following:

1. International Building Code(s) 2000
2. Uniform Building Code(s) 1997
3. Uniform Mechanical Code 1997
4. Uniform Plumbing Code 1997
5. Uniform Fire Code 1997
6. National Fire Code (NFPA) 101 – Life Safety Code, current edition.
7. State of Arizona Fire Code
8. Chapter 4, Title 34, A.R.S.
9. 28 CFR Part 36 (Americans with Disabilities Act)
10. OSHA Safety and Health Standards
11. National Guard Bureau guidelines
12. Local Arizona Codes
13. Underwriter's Laboratories

POINT OF CONTACT:

Project Manager: Reed Webber, 5636 E. McDowell Road, Building M5330, 602-267-2649 or reed.webber@azdema.gov

Director of Engineering: Russell Carter, 5636 E. McDowell Road, Building M5330, 602-267-2568 or russell.carter@azdema.gov